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RECORDER
VANDERBURGH COUNTY
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2015R00003538
02/17/2015 1:53 PM
RECORDING FEE: 13.00
PAGES: 2

4-1-14

ORDINANCE NO. R- 2014-28

TAX CODE(S) 82-06-19-026-059#005-029

AN ORDINANCE TO REZONE CERTAIN REAL ESTATE IN THE CITY OF EVANSVILLE, STATE OF INDIANA, MORE COMMONLY KNOWN AS 302-322 MARY ST.
(Here insert common address)

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF EVANSVILLE, INDIANA, AS FOLLOWS, TO WIT:

Section 1: That Ordinance no. G-82-51, being the Municipal Code of the City of Evansville, Indiana, 1982, and more particularly Title XV, Chapter 153, by making certain changes in Atlas 1, which is made part of said section with respect to the following described real estate located in the City of Evansville, Vanderburgh County, State of Indiana:

SEE ATTACHED

by changing the zoning classification of the above-described real estate from R-1 to C-1, and said real estate is hereby so rezoned and reclassified.

Section 2. The Director of the Area Plan Commission of Evansville and Vanderburgh County is hereby authorized and directed, upon the enactment and approval of this ordinance, to cause the change to be made on said Atlas 1 as set out in Section 1 of this Ordinance, and to make notation in ink thereon of reference to the number of this ordinance and the date of final publication of the amendatory ordinance after its passage and approval; however, failing to do so shall not invalidate this Ordinance.

Section 3. This ordinance shall be in full force and effect from and after its passage by the Common Council, its approval by the Mayor, and its publication as required by law, which publication is now ordered.

Passed by the Common Council of Evansville, Indiana, on this 9 day of Feb, 20 15.

A. San Jacinto
President

ATTEST:

Gama Windhorst
City Clerk

Presented to me, the undersigned, City Clerk of the City of Evansville, Indiana, to the Mayor of said city, the 11 day of Feb, 20 15.

Gama Windhorst
City Clerk

Having examined the foregoing Ordinance, I do now, as Mayor of the City of Evansville, Indiana, approve said Ordinance, and return same to the City Clerk this 12th day of FEBRUARY, 20 15, at 9 o'clock AM.

Paul D. Moore
Mayor of the City of Evansville, Indiana

THIS INSTRUMENT PREPARED BY: CHRIS MOORE

FILED

NOV 10 2014

Gama Windhorst
CITY CLERK

EXHIBIT A

LEGAL DESCRIPTION FOR REZONING

A PART OF LOT 11, BLOCK 11 OF SHARPE'S ENLARGEMENT TO THE CITY OF EVANVILLE AS PER THE RECORDED PLAT THEREOF, RECORDED IN PLAT BOOK A, PAGES 16 AND 17 AND TRANSCRIBED IN BOOK E, PAGES 37-39 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

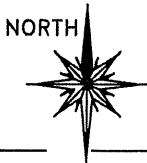
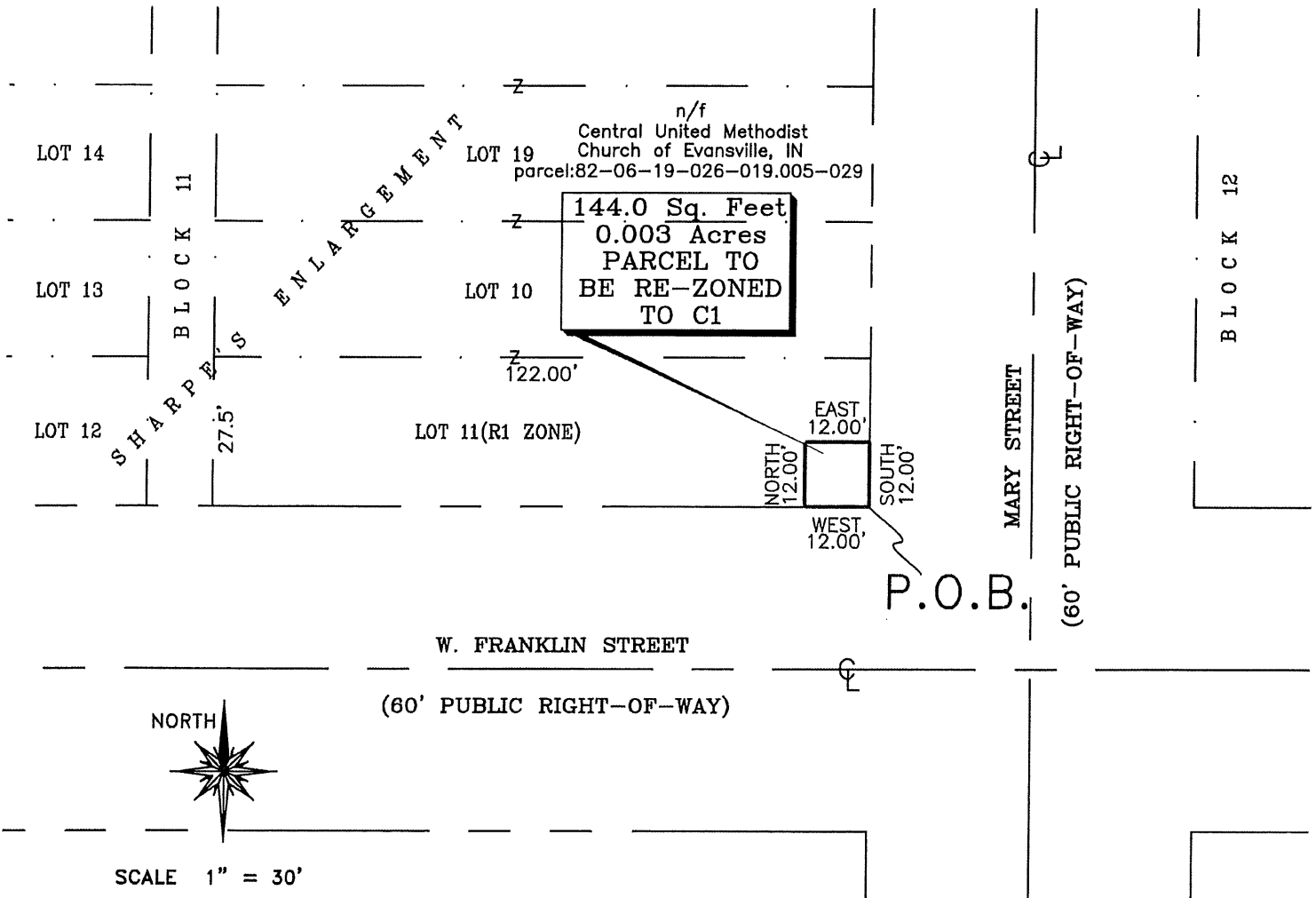
BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 11; THENCE WEST 12.00 FEET ALONG THE SOUTH LINE OF SAID LOT 11 BEING COMMON TO THE NORTH RIGHT OF WAY LINE OF FRANKLIN STREET; THENCE DEPARTING SAID RIGHT OF WAY, NORTH 12.00 FEET; THENCE EAST 12.00 FEET TO A POINT ON THE EAST LINE OF SAID LOT 11, BEING COMMON TO THE WEST RIGHT OF WAY LINE OF MARY STREET; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT 11 A DISTANCE OF 12.00 FEET TO THE PLACE OF BEGINNING, CONTAINING 144.0 SQUARE FEET MORE OR LESS.

DESCRIPTION PREPARED BY

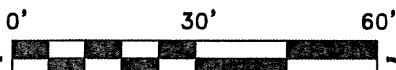
RODNEY K. YOUNG, PE, PLS

U.S. SURVEYOR, INC

REZONING MAP



SCALE 1" = 30'



O=MONUMENTATION FOUND
(R)=RECORD DATA
(M)=MEASURED DATA
(C)=CALCULATED DATA
DE=DRAINAGE EASEMENT
PUE=PUBLIC UTILITY EASEMENT
BSL=BUILDING SETBACK LINE

CLIENT:
CUSTOM SIGN
attn: CHRIS MOORE
589-3201

PROPERTY ADDRESS:
300-322 MARY STREET
EVANSVILLE, IN

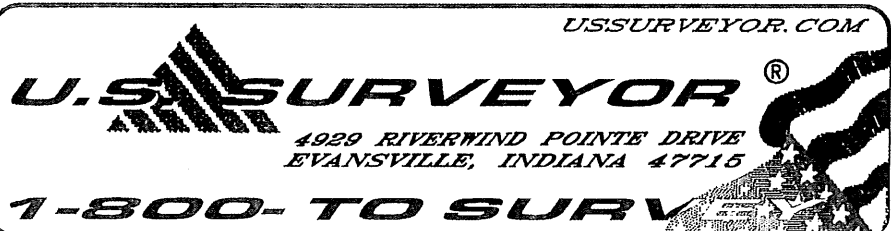
DRAWING No. 300MARY.DWG_

REVIEWED BY: _____

I HEREBY CERTIFY TO THE NAMED CLIENT THAT THE
REZONING MAP IS FOR SUBMISSION TO THE EVANSVILLE
VANDERBURGH COUNTY AREA PLAN COMMISSION. THIS
SITE PLAN IS NOT A TITLE 865 RETRACEMENT SURVEY.

Rodney K Young
RODNEY K. YOUNG P.E., L.S.
INDIANA REGISTRATION NO. 910019
DATE OF MAP: NOVEMBER 6, 2014

This certification is made to the herein named client, it is not transferable nor,
certified to any owner or future owner or future lending institutions. Certification
herein will expire 6 months from this date as noted on this Plat and may not be
utilized for any specific future transaction of this herein named realstate.



VERIFIED PETITION FOR REZONING

2014-33

-PC

ORDINANCE NO. R- 2014-28COUNCIL DISTRICT: WARD 6 - LINDSEYDAVID HENZMAN Chair of Trustees forPETITIONER CENTRAL UNITED METHODIST CHURCH PHONE 424-3574ADDRESS 300 MARY ST. ZIP CODE 47710OWNER OF RECORD CENTRAL UNITED METHODIST PHONE 424-3574ADDRESS 300-322 MARY STREET ZIP CODE 47710

1. Petition is hereby made for the amendment of the "Zoning Maps" of the Area Plan Commission of Evansville and Vanderburgh County, pursuant to the Indiana Code and the Municipal Code of Evansville.

2. Premises affected are on the WEST side of MARY ST a distance of 0 feet NORTH (N.S.E.W.) of the corner formed by the intersection of FRANKLIN and MARY.

Registered Neighborhood Association (if applicable) JACOBVILLE

LEGAL DESCRIPTION:

SUBDIVISION SHARPE'S ENCLAVE BLOCK 11 LOT NO. 11
(where applicable - if not in a subdivision, insert legal here or attach to ordinance)

3. The commonly known address is 300-322 MARY STREET, EVANSVILLE IN 47710

4. The real estate is located in the Zone District designated as R1

5. The requested change is to (Zone District) C1

6. Present existing land use is COMMERCIAL SIGN AT CENTRAL UNITED METHODIST CHURCH

7. The proposed land use is SAME AS PRESENT USE

8. Utilities provided: (check all that apply)

City Water ☒ Electric ☒ Gas ☒ Storm Sewer ☒

Sewer: Private ☐ Public ☒ Septic ☐

9. All attachments are adopted by reference.

10. The owner, or attorney for the owner, hereby certifies that the owner of record shown above owns 50% or more of the area of the above described real estate. I affirm under the penalties for perjury that the foregoing representations are true.

(REQUIRED) Signatures:

DATE 11-10-14 PETITIONER David L. Henzman Chair of Trustees for Central UMC
(when signed) PRINTED NAME DAVID L. HENZMAN

DATE 11-10-14 OWNER OF RECORD Central UMC
(when signed) PRINTED NAME CENTRAL UNITED METHODIST CHURCH

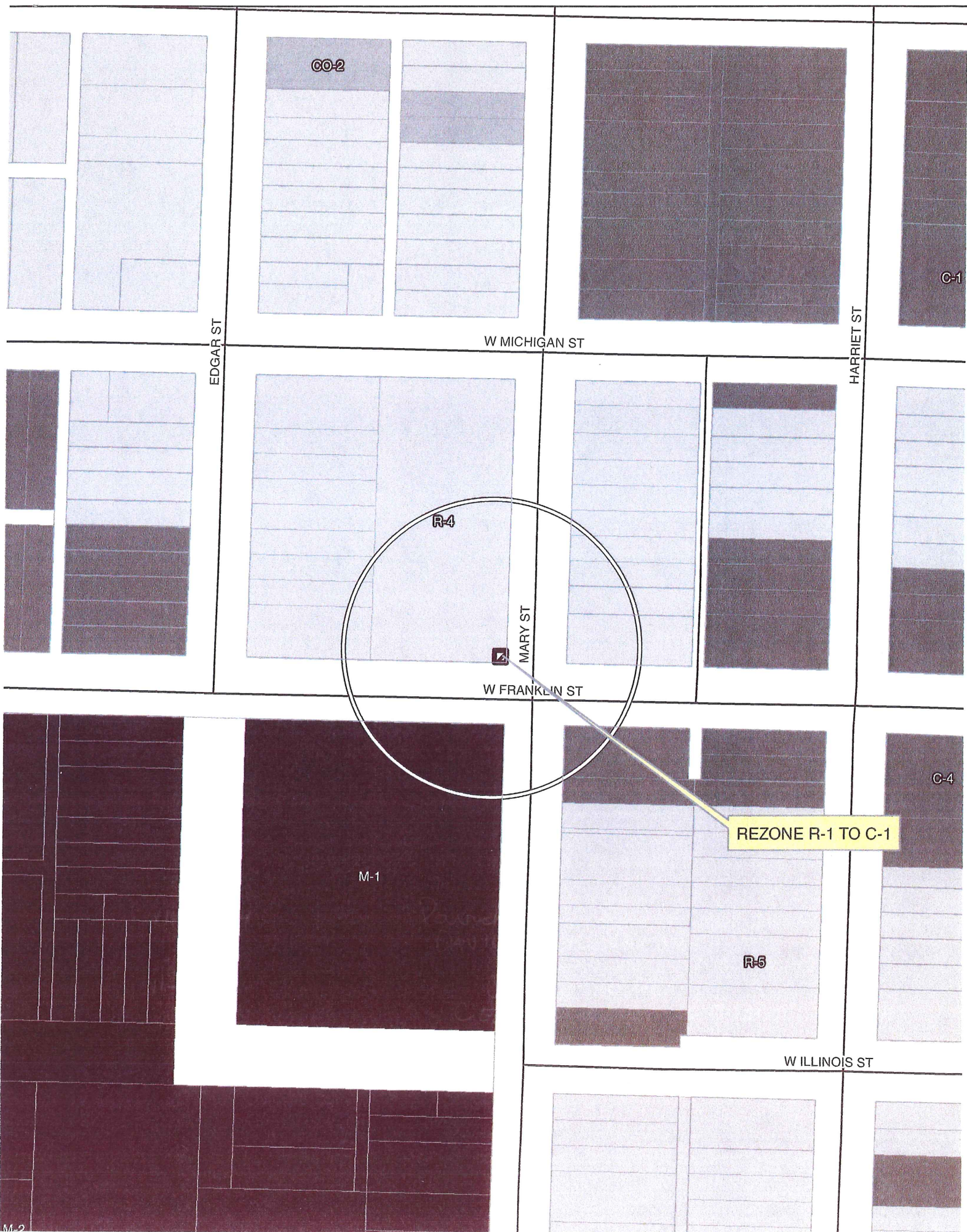
REPRESENTATIVE FOR PETITIONER
(Optional)

NAME _____
ADDRESS/ZIP _____
PHONE _____

FILED

NOV 10 2014

Anna Winder
CITY CLERK



C-2

C-1

EDGAR ST

W MICHIGAN ST

HARRIET ST

R-4

MARY ST

W FRANKLIN ST

C-4

REZONE R-1 TO C-1

M-1

R-5

W ILLINOIS ST

M-2